

New office buildings coming to Palm Bluffs in Fresno

By BoNhia Lee
blee@fresnobee.com

New office space is coming to the Palm Bluffs Corporate Center in northwest Fresno.

Developer Larry Fortune plans to build nine new buildings for sale on a parcel of land just south of Security First Bank and other existing businesses on Nees Avenue, between Palm and Ingram avenues. The land already has three concrete foundations.

Boardwalk at Palm Bluffs will have energy efficient buildings totaling 74,032 square feet of space when finished. There will be covered parking stalls with solar panels, an upgraded roof system and electric vehicle charging stations.

Construction is expected to begin Dec. 1 and finish by spring of next year, said commercial broker Brett Fugman of [Fortune Associates](#), a Fresno commercial real estate brokerage company.

The project is part of the 236-acre development of Palm Bluffs which has slowly taken shape over the last 15 years. There has been little new construction in the area over the last five years, Fugman said. Work began on the Boardwalk property in 2007 and stopped because of the economic downturn.

“We feel like it’s the right time now to finish the project and build it out, bringing nine individual buildings to the marketplace for owner-users,” Fugman said.

The office market in the Palm Bluffs area is healthy with less than 5 percent vacancy, according to Fortune Associates’ market surveys, Fugman said. Interest in the new buildings is strong, he said.

For more information, visit www.fortuneassociates.com. Soon to come will be videos and updates and more on the project at www.boardwalkatpalmbluffs.com.

BoNhia Lee: 559-441-6495, [@bonhiale](#)